K 2156

D E E D

FOR AND IN CONSIDERATION of the sum of One Thousand ($1,000.00) Dollars, cash in hand paid to (Miss) Grace Dawson of Davidson County, Tennessee, by the City of Nashville, Acting by and Through the Electric Power Board of said City, the receipt of which is hereby acknowledged, I, Grace Dawson, have this day bargained and sold and do hereby transfer and convey unto the City of Nashville, Acting by and Through the Electric Power Board of said City, two (2) certain tracts or parcels of land lying and being in the Eleventh Civil District of Davidson County, Tennessee, described as follows:

TRACT NO. 1: Being the northerly 20 feet of the easterly 230 feet of lot No. 3 of Block No. 1 on the plan of A. J. McGaughey's Second Haysboro Subdivision, as of record in Book 547, page 43, Register's Office for said County. Said part of lot No. 3 fronts 20 feet on the westerly side of Brush Hill Road and runs back between parallel lines 230 feet to a dead line.

TRACT NO. 2: Being the northerly 70 feet of the westerly 70 feet of lot No. 3 of Block No. 1 on the plan of A. J. McGaughey's Second Haysboro Subdivision, as of record in Book 547, page 43, Register's Office for said County, described as follows: Beginning at the southwest corner of lot No. 4 on said plan, 300 feet westerly from the westerly margin of Brush Hill Road; thence south 27° east 70 feet; thence eastwardly and parallel with the line between said lots Nos. 3 and 4, 70 feet; thence north 27° west 70 feet to the line between said lots Nos. 3 and 4; thence with said line westwardly 70 feet to the beginning. Being part of property conveyed to Grace Dawson by A. J. McGaughey and wife, by deed of record in Book 846, page 560, Register's Office for said County.

Both of said described tracts adjoin, and the north line of said tracts forms one continuous boundary line extending in an easterly and westerly direction 300 feet.

TO HAVE AND TO HOLD the above described real estate, together with all appurtenances thereto belonging unto the City of Nashville, Acting by and Through the Electric Power Board of said City, its successors and assigns forever.

I covenant with the said City of Nashville, as aforesaid, that I am lawfully seized and possessed of said real estate, that I have a good and lawful right to sell and convey same, that it is free and unencumbered except for the State and County taxes assessed against the property for the year of 1953, which taxes I agree to pay as soon as the amount due on said property can be ascertained. And I will forever warrant and defend the title thereto to the City of Nashville, as aforesaid, against the lawful claims of all persons whomsoever.

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